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New York Mellon, f/k/a the Bank of
New York, as Trustee for the
Certificateholders of CWALT, Inc.,
Alternative Loan Trust 2006-OA7,
Mortgage Pass-Through Certificates,
Series 2006-OA7*

**UNITED STATES DISTRICT COURT
DISTRICT OF NEVADA**

THE BANK OF NEW YORK MELLON,
f/k/a THE BANK OF NEW YORK, AS
TRUSTEE FOR THE
CERTIFICATEHOLDERS OF CWALT,
INC., ALTERNATIVE LOAN TRUST
2006-OA7, MORTGAGE PASS-
THROUGH CERTIFICATES, SERIES
OA7,

Plaintiff,

vs.

POSHBABY LLC SERIES 3511 DESERT
CLIFF #201, a Nevada limited liability
company; CLIFF SHADOWS
HOMEOWNERS' ASSOCIATION, a
Nevada non-profit corporation,

Defendants.

Case No. 2:16-cv-2719

**STIPULATION AND ORDER TO
EXTEND TIME TO RESPOND TO
DEFENDANT POSHBABY LLC'S
MOTION FOR SUMMARY JUDGMENT**

Plaintiff The Bank of New York Mellon, f/k/a the Bank of New York, as Trustee
for the Certificateholders of CWALT, Inc., Alternative Loan Trust 2006-OA7,
Mortgage Pass-Through Certificates, Series 2006-OA7 ("Trustee") and Defendant
Poshbaby LLC Series 3511 Desert Cliff #201 ("Poshbaby") hereby stipulate and move
the Court for a two-week extension of time for Trustee to file a memorandum in

1 opposition to the Motion for Summary Judgment [ECF No. 44] filed by Poshbaby on
2 September 5, 2019.

3 The original deadline for Trustee's opposition to the Motion for Summary
4 Judgment is September 26, 2019. The proposed extended deadline is October 10,
5 2019. The parties stipulate and agree that no party will be prejudiced by the
6 requested extension and that it is not sought for purposes of delay.

7 The parties accordingly stipulate and move the Court to extend the deadline
8 for Trustee to file a response to Poshbaby's Motion for Summary Judgment to October
9 10, 2019.

10 Dated: September 24, 2019

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AYON LAW PLLC

12 By: /s/ Joseph Sakai

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LLC Series 3511 Desert Cliff #201

21 **IT IS SO ORDERED.**

22 

UNITED STATES DISTRICT JUDGE

Dated: September 25, 2019.